

ENROLLED ORDINANCE 158-32

AMEND THE DISTRICT ZONING MAP OF THE WAUKESHA COUNTY SHORELAND AND FLOODLAND PROTECTION ORDINANCE AND THE WAUKESHA COUNTY ZONING CODE, FOR THE TOWN OF OCONOMOWOC BY CONDITIONALLY REZONING CERTAIN LANDS LOCATED IN PART OF THE SW ¼ AND SE ¼ OF THE SE ¼ OF SECTION 24, T8N, R17E, TOWN OF OCONOMOWOC, WAUKESHA COUNTY, WISCONSIN, FROM THE A-5 MINI-FARM DISTRICT TO THE R-1 RESIDENTIAL DISTRICT (SCZ-1469)

WHEREAS the subject matter of this Ordinance having been duly referred to and considered by the Waukesha County Park and Planning Commission, after Public Hearing, and the giving of requisite notice of said hearing, and a recommendation for approval thereon reported to the Land Use, Parks and Environmental Committee, and the Waukesha County Board of Supervisors, Waukesha County, Wisconsin, as required by Section 59.69 of the Wisconsin State Statutes.

THE COUNTY BOARD OF SUPERVISORS OF THE COUNTY OF WAUKESHA DOES ORDAIN that the Waukesha County Shoreland and Floodland Protection Ordinance adopted on June 23, 1970, and the Waukesha County Zoning Code adopted on February 26, 1959, for the Town of Oconomowoc, Waukesha County, Wisconsin, are hereby amended to conditionally rezone certain lands located in part of the SW ¼ and SE ¼ of the SE ¼ of Section 24, T8N, R17E, Town of Oconomowoc, Waukesha County, Wisconsin, from the A-5 Mini-Farm District to the R-1 Residential District, and more specifically described in the “Staff Report and Recommendation” and map on file in the office of the Waukesha County Department of Parks and Land Use, and made a part of this Ordinance by reference (SCZ-1469), subject to the following conditions:

1. The development is limited to a maximum of six (6) single-family lots with pre-planned onsite waste disposal systems.
2. The proposed septic system site for each parcel shall be protected from any grading, compaction or construction activities until the septic systems are installed. No holding tanks will be allowed as the primary systems for the disposal of wastes.
3. Waukesha County Department of Parks and Land Use, Land Resources Division, shall approve the Final Stormwater Management Plans and the Town Engineer shall approve the Final Grading Plans to insure no adverse drainage affecting neighboring properties as a result of the proposed development. Any and all conditions of the Waukesha County Department of Parks and Land Use and/or the Town Engineer shall be complied with, prior to the (final) approval of any land divisions.
4. Basements shall be limited to eleven courses or an eight (8) foot poured wall, unless higher ones are approved by the Town and County.
5. A Comprehensive Grading Plan shall be prepared, showing building envelopes in which grading for a residence shall be limited to said envelopes. Further, the Waukesha County Department of Parks and Land Use shall approve the Plan.

BE IT FURTHER ORDAINED that the Waukesha County Clerk shall file a certified copy of this Ordinance with the Town Clerk of Oconomowoc.

BE IT FURTHER ORDAINED that this Ordinance shall be in full force and effect upon passage, approval and publication and, in compliance with Section 20.02 (9) (B) of the Waukesha County Code, the earlier of the following occurrences: 40 days after the date of adoption or upon receipt of a resolution by the Town of Oconomowoc approving of the zoning change enacted by this Ordinance.

BE IT FURTHER ORDAINED that this Ordinance shall be in full force and effect upon passage, approval and publication.

BE IT FURTHER ORDAINED that all Ordinances inconsistent with or in contravention of the provisions of this Ordinance are hereby repealed.